# PROCEEDINGS OF THE WASHINGTON STATE BOUNDARY REVIEW BOARD FOR KING COUNTY RESOLUTION AND HEARING DECISION

IN RE: CITY OF REDMOND FILE NO. 2278

Rose Hill Heights South Area Proposed Annexation King County, Washington

#### I. PUBLIC HEARING OVERVIEW

In June 2008 the City of Redmond filed a Notice of Intention (File No. 2278) to annex a certain territory, described as the Rose Hill Heights South Area (20.5 acres.)

Redmond City Council adopted a Resolution approving a plan to annex the Rose Hill Heights South Area. City officials reported that the proposal to annex the Rose Hill Heights South Area was made in response to a petition from citizens seeking to incorporate into the City of Redmond.

The Notice of Intention describes the Rose Hill Heights South Area as being located on the western edge of the City of Redmond. The Annexation Area is generally bordered on the north, south and east by the City of Redmond. The City of Kirkland is located to the west of the Annexation Area.

With the filing of the Notice of Intention, the City of Redmond invoked the Board's jurisdiction requesting a public hearing in order to provide citizens an independent forum to obtain information and comment upon the proposed Rose Hill Heights South Area Annexation.

The Board held a public hearing on August 18, 2008 to consider the proposal by the City of Redmond to annex the Rose Hill Heights South Area (20.5 acres).

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The Board reviewed File No. 2278 in accord with RCW 36.93. (Local Governments – Boundaries – Review Boards). The Board directed particular attention to RCW 36.93.170 (Factors) and RCW 36.93.180 (Objectives). The Board also considered RCW 36.93.150, the authority for modification of annexation proposals. The Board also considered RCW 36.70.A, the Growth Management Act, the King County Comprehensive Plan, the City of Redmond Comprehensive Plan, together with other applicable state, regional, and local regulations and guidelines.

The Board finds that the record for File No. 2278 contains sufficient documentation to complete its review of the Rose Hill Heights South Area Annexation.

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On the basis of the testimony, evidence and exhibits presented at said hearing, and the matters on record in said **File No. 2278**, it is the decision of the Board to **approve** the action proposed in said **Notice of Intention**. The legal description of Rose Hill Heights South Area is attached hereto and marked as "Exhibit I", together with a map showing the area boundaries herein marked as "Exhibit II."

#### II. FINDINGS

# **RCW 36.93.170 FACTORS AFFECTING THIS PROPOSAL**

The Board finds the following Factors (RCW 36.93.170) apply to the City of Redmond's proposed Rose Hill Heights South Area Annexation (20.5 acres). Additional authorities applicable to the Rose Hill Heights South Area include, but are not limited to: RCW 36.70A, RCW 35.13, King County Comprehensive Plan/Countywide Policies, the Redmond Comprehensive Plan and its enabling regulations (e.g., zoning code). These State and local authorities are intended to ensure reasonable development regulations and adequate public services to local communities.

A brief review of key issues related to each applicable element is presented below:

# **RCW 36.93.170 (1) POPULATION AND TERRITORY**

The Board finds the following factors to be applicable to this matter: Population Density/Proximity to Other Populated Areas/Land Area/Land Uses; Comprehensive Land Use Plans; Topography, Natural Boundaries and Drainage Basins; and Likelihood of Significant Growth in the Area During the Next Ten Years.

The Rose Hill Heights South Area, as proposed for annexation to the City of Redmond, lies within the Urban Growth Area established by King County. The King County Comprehensive Plan contemplates transfer of the Rose Hill Heights South Area to a local jurisdiction. County Policy LU-31 requires cities to designate potential annexation areas to include adjacent urban lands and eliminate unincorporated islands between cities. Policy LU-32 encourages cities to annex designated areas into city boundaries. King County Comprehensive Plan/Countywide Policies call for contiguous orderly growth of local jurisdictions (e.g., U-304, U-208, U-301, U-304.) Policies also establish cities as the providers of local governance, community planning, and urban services (e.g., FW-13, CO-1, CO-3; LU-31 - LU-34, LU-36).

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The City of Redmond Comprehensive Plan provides for the commitment and the resources to govern the Rose Hill Heights South Area. The Redmond Plan demonstrates that the City has provided for protection of the existing built environment and for new development, as well as protection of the natural environment, in the Rose Hill Heights South Area. Under the City's Comprehensive Plan, citizens of the Rose Hill Heights South Area would also be provided with a full array of uniform public services, infrastructure, and facilities.

The Redmond Comprehensive Plan "Annexation Element" addresses the annexation of the Rose Hill Heights South Area. This Area is included in the "Annexation Element" of the City of Redmond Comprehensive Plan and lies within the City's Potential Annexation Area. The Rose Hill Heights South Area Annexation is consistent with City's Comprehensive Plan policies supporting inclusion of urban areas within the City for local governance. The community is unified with respect to its specific physical elements (e.g., geographic features) and social elements.

The Rose Hill Heights South Area is entirely within the boundaries of King County's Urban Growth Area. This Area is an urban community that is substantially developed with single-family homes. The Rose Hill Heights South Area will likely experience continuing urban growth over the next ten years and includes land that is suitable and permitted for redevelopment/new development with residential uses. Public uses and amenities are also accessible to the residents of the Rose Hill Heights South Area.

The Rose Hill Heights South unincorporated area is included in the "Annexation Element" of the City of Redmond Comprehensive Plan and is located within the Redmond Potential Annexation Area. The proposed action is consistent with City of Redmond Comprehensive Plan policies addressing annexation, including those provisions which call for inclusion of urban areas and provision of services (e.g., A-44 – A-53; LU 378; LU-379; LU-380; LU-383, LU-386; LU-394).

The Rose Hill Heights South annexation is also consistent with a Subarea Plan for this portion of Redmond's Potential Annexation Area. The area proposed for annexation includes both single-family homes and vacant land which is suitable for residential development. The City of Redmond Comprehensive Plan provides for growth at urban levels of density consistent with the existing built environment and the natural environment. Future residential development would reportedly be generally similar to and essentially compatible with existing housing density/design requirements. With annexation of the Rose Hill Heights South Area, there would be an opportunity to immediately implement consistent and coordinated development standards throughout the community.

Similarly, annexation is consistent with policies supporting annexations in areas where urban infrastructure and services are available for development at urban densities and in areas contiguous to City boundaries (e.g., Annexation Policies and Land Use Policies). The Comprehensive Plan

includes policies addressing land development, service provision, and mutual social and economic benefits (e.g., LU-378; LU-386; LU-388) applicable to the Rose Hill Heights South Area.

The Rose Hill Heights South Area contains environmentally sensitive features (e.g., open space, drainage basins, natural habitat). Portions of the environmentally sensitive lands require planning and management to ensure the preservation of these areas and the surrounding built community. The Redmond Comprehensive Plan provides support for the natural environment within the Rose Hill Heights South Area through guidelines and regulatory controls (e.g., open space preservation, storm water/flood control programs) to protect sensitive areas.

The State Growth Management Act (RCW 36.70A) supports the Rose Hill Heights South Area Annexation. The proposed action would be consistent with RCW 36.70.20 which calls for community planning goals, for urban growth, services and infrastructure, and environmental preservation.

## RCW 36.93.170 (2) MUNICIPAL SERVICES

The Board finds the following factors to be applicable: need for municipal services; effects of ordinances, governmental codes, regulations and resolutions on existing uses; present cost and adequacy of governmental services and controls in area; probable future need for such services; costs; effect on the finance, debt structure and contractual obligations; and prospects of government services from other sources, and rights of other affected governmental units. Following is a brief review of key issues related to these factors.

The evidence shows that the Rose Hill Heights South Area is an urban community requiring municipal services and facilities. The State Growth Management Act and the King County Comprehensive Plan establish service goals and policies for urban areas. More specifically, consistent with the State Growth Management Act and the King County Plan, the City of Redmond has developed policies – through the City's Comprehensive Land Use Plan, Comprehensive Service Plans, and other regulatory authorities – for provision of services to all properties within its corporate boundaries. Upon annexation, the City of Redmond would include the newly incorporated area in the municipality's Service Area. The City of Redmond will provide (directly or by contract) a full array of public services. For example:

- The City of Redmond will provide policing, fire service and medical emergency service.
- The City of Redmond will continue to provide water service.
- The City of Redmond will provide a storm water management system.
- The City of Redmond will provide for sewer/wastewater management upon request of the property owner and/or directive from the King County Public Health Department.
- The City will provide for construction and maintenance of transportation infrastructure and systems.
- The City will provide for law and justice services and a range of human services.
- Regional and local libraries would be available to residents.
- Local and regional parks and recreation facilities would be available to residents.
- The Lake Washington School District would continue to administer school assignments.

King County Comprehensive Plan/Countywide Planning Policies (e.g., FW-13) state that cities are the appropriate provider of local urban services to Urban Areas. Policies FW-29 and FW-30 address the need for jurisdictions to plan for and coordinate services. Annexation is also appropriate under Countywide Policy CO-1, when a jurisdiction has "identified and planned for (a) full range of urban services".

The City of Redmond has provided documentation, through a Fiscal Feasibility Study which examined revenues/expenditures relating to governance and service of the Rose Hill Heights South Area, that sufficient funds are available both at current development and at full development to provide a comprehensive array of services/facilities to the community. The study,

which examined revenues/expenditures relating to governance and service of the Rose Hill Heights South Area, reportedly demonstrates that that the Rose Hill Heights South Annexation is not expected to have a significant impact on cost and adequacy of services, finances, debt structure or rights of other governmental units. More specifically, study findings indicate that the costs of services will be essentially offset by property taxes, standard service fees, and other revenues based on population. For example, upon annexation, property owners will assume their share of the regular and special levy rate of the City for capital facilities and public services.

With annexation to Redmond, all services for the Rose Hill Heights South Area would be efficiently coordinated under uniform regulatory authorities administered by a single local government unit.

King County officials support annexation of the Rose Hill Heights South Area. This action creates a logical municipal service area. The City can provide more cohesive policies, standards, programs, cohesive operations, and efficient, economic control of services. Thus, services will be more effective, more efficient, and less costly to both government and citizens of the Rose Hill Heights South Area.

# RCW 36.93.170 (3) Effects of Proposal

The Board considered mutual economic and social interests, and local government structure effects to be applicable. Below is a brief review of key issues.

The evidence shows that the Rose Hill Heights South Area is contiguous to – and shares mutual social and economic profiles with – the City of Redmond. Coordinated integration of citizens of the Rose Hill Heights South Area into Redmond would preserve social organization, support economic health, and protect public safety and welfare.

The City of Redmond Comprehensive Plan encourages local governance of communities. With annexation, citizens would participate in local governance including land use planning, service planning, fiscal planning and planning for public amenities to serve the community. Redmond officials testified that the City is prepared to govern and to provide full services to this community.

King County Comprehensive Plan/Countywide Planning Policies encourage local governance of communities. Annexation of the Rose Hill Heights South Area is also consistent with the King County Annexation Initiative, which calls for transfer of urban lands to local jurisdictions at the earliest feasible date.

### CONSISTENCY WITH THE GROWTH MANAGEMENT ACT

RCW 36.93.157 mandates that Boundary Review Board decisions must be consistent with three sections of the Growth Management Act:

RCW 36.70A.020 Planning GoalsRCW 36.70A.110 Urban Growth Areas

RCW 36.70A.210 Countywide Planning Policies

Key Growth Management Act policies that guide the provision of public services and that are relevant to the proposed Rose Hill Heights South Area include:

- RCW 36.70A.020 (1) Urban Growth: Encourages development in urban areas where adequate public facilities and services exist or can be provided efficiently.
- RCW 36.70A.020 (2) Reduce Sprawl: Reduce inappropriate conversion of undeveloped land into sprawling low-density development.
- RCW 36.70A.020 (10) Environment: Protect and enhance the environment and quality of life.
- RCW 36.70A.020 (11) Citizen Participation and coordination in the planning process and ensure coordination between communities/jurisdictions to reconcile conflicts.
- RCW 36.70A.020 (12) Public Facilities and services: Ensures that adequate public services and facilities
  are available to serve land developments.

- RCW 36.70A.110 (1/6) calls for each county to designate an urban growth area.
- RCW 36.70A.110 (3) directs urban growth to areas with existing or available public services and facilities.
- RCW 36.70A.110 (4) states that "(in) general, cities are the units of local government most appropriate to provide urban ...services."
- RCW 36.70A.210 (1) calls for cities to be primary providers of governmental services in urban growth areas.

Annexation of the Rose Hill Heights South Area into the City of Redmond will satisfy Growth Management Act criteria for governance of urban areas. This action is supported by the provisions of RCW 36.70.A which require community planning goals, for urban growth, services and infrastructure, and environmental preservation. For example, the proposed Rose Hill Heights South Area Annexation is consistent with RCW 36.70A.020 (1), encouraging development in urban areas where there are adequate public services. It is also consistent with RCW 36.70A.020 (12), which calls for public services to support permitted development. Annexation would also permit urban growth — and protection of environmentally sensitive areas — as envisioned in the Growth Management Act.

#### RCW 36.93.180 OBJECTIVES

The Boundary Review Board has considered RCW 36.93.180 (Objectives), as follows:

# RCW 36.93.180 (1) Preservation of Natural Neighborhoods and communities

The Board finds that the Rose Hill Heights South Area is a neighborhood as that term is defined by case law, as "either geographically distinct areas or socially... distinct groups of residents". The Rose Hill Heights South Area, in its entirety, exhibits many features that support its link with the City. Both the Rose Hill Heights South Area and the adjacent City lands are residential in character. The communities are characterized by similar and linked topography, open spaces, and habitat features.

The citizens of both communities share similar demographic, social, and economic profiles. Residents of the City and the Rose Hill Heights South Area use common community facilities – schools, roadways, libraries, shopping centers, parks, and recreation facilities.

The boundaries of the proposed Rose Hill Heights South Area annexation reflect citizen interest in affiliation with this local jurisdiction.

The City of Redmond Comprehensive Plan anticipates annexation of the Rose Hill Heights South Area. The City includes the Rose Hill Heights South Area in its Potential Annexation Area. The Rose Hill Heights South Area is included in community planning programs to enable the City to guide growth and to provide coordinated services.

Annexation of the Rose Hill Heights South Area promotes the preservation of the neighborhood because this action encourages a more effective connection to the City of Redmond. Annexation will allow the City of Redmond to guide coordinated community development in a manner which considers both built lands and the critical natural areas.

Redmond officials have an established commitment to provide Rose Hill Heights South Area citizens a voice and a vote in planning for the future development of the built community and preservation of environmentally sensitive areas. City representatives demonstrate plans to effectively govern and serve this area as a part of a unified community.

King County officials support the annexation of the Rose Hill Heights South Area citing that annexation would be consistent with state, regional and local guidelines. King County has designated the Rose Hill Heights South Area for urban development based upon its location within the Urban Growth Area boundary. The County has indicated a preference for immediate annexation of urban areas to provide uniform governance for citizens of the Rose Hill Heights South Area.

The City of Redmond has an established record as an entity capable of providing for zoning, development standards, and environmental protection appropriate to the area.

# RCW 36.93.180 (2) Use of physical boundaries, including but not limited to bodies of water, highways. And land contours

The Board finds that physical boundaries existing in this general area support the annexation of the Rose Hill Heights South Area. More specifically, the Rose Hill Heights South Area is located immediately west of the City of Redmond. The specific boundaries of the proposed Rose Hill Heights South Area Annexation are based upon co-terminus borders with the City, rights-of way, and individual property lines. As such, the proposed annexation would create (or enhance) clear physical boundaries.

"Social neighborhoods" may also be the basis for boundaries. The evidence shows that the City and the Rose Hill Heights South Area share a social affiliation. The communities form a single social neighborhood.

The Board finds that annexation of the Rose Hill Heights South Area furthers the planning goals established by the State Growth Management Act for providing local governance to unincorporated urban territories.

The Board finds that the Rose Hill Heights South Area annexation is consistent with the King County Comprehensive Plan. The Board finds that the Rose Hill Heights South area also has been established for annexation by the Redmond Comprehensive Plan/Potential Annexation Area.

Thus, the Rose Hill Heights South Area Annexation will support establishment of a cohesive local community and further progress toward incorporation of the greater unincorporated area in King County.

#### RCW 36.93.180 (3) CREATION AND PRESERVATION OF LOGICAL SERVICE AREAS

The Redmond Comprehensive Plan (including the Land Use Plan, Comprehensive Utilities Plans, Transportation Element, Comprehensive Storm Water Management Plan) designates the City as the provider of services for the Rose Hill Heights South Area. Annexation of the Rose Hill Heights South Area into the City of Redmond will advance the creation and preservation of logical service areas.

The Rose Hill Heights South Area annexation creates and preserves logical service areas by including a greater number of properties in the City's service area. Annexation of the Rose Hill Heights South Area will enable design and implementation of efficient, consistent, consolidated service programs throughout the greater community. These synchronized services and facilities (e.g., provision of sewers, water service, storm water and surface water management systems, emergency services) will promote protection of the built environment and the natural environment.

King County strongly supports annexation of unincorporated urban areas, such as the Rose Hill Heights South Area to provide citizens with more effective, efficient governance. The County does not have sufficient resources to manage land uses or serve properties in these urban areas.

The State Growth Management Act identifies cities as the logical providers of local governance and urban services.

# RCW 36.93.180 (4) Prevention of abnormally irregular boundaries

The evidence shows that incorporation of the Rose Hill Heights South Area would provide a reasonable and regular boundary consistent with the Redmond Comprehensive Plan Annexation Element. The proposed boundaries of the Rose Hill Heights South Area are generally geometric in form; and, thus, do provide regularity based upon the fact that the Rose Hill Heights South Area is located within the borders of the Redmond Potential Annexation Area. Similarly, the Rose Hill Heights South Area boundaries coincide with the established King County Urban Growth Area boundary.

The Board finds that annexation of the Rose Hill Heights South Area is desirable to achieve the boundaries necessary to facilitate coordinated land uses and offer a more effective, efficient solution to provision of services.

Under the King County Comprehensive Plan and the State Growth Management Act, the Rose Hill Heights South Area, as an unincorporated urban community, is encouraged to annex to a local jurisdiction. The Rose Hill Heights South Area, as an unincorporated community, does not benefit from effective governance.

## RCW 36.93.180 (5) DISCOURAGEMENT OF MULTIPLE INCORPORATIONS

RCW 36.93.180 (5) is not applicable to File No. 2278.

# RCW 36.93.180 (6) DISSOLUTION OF INACTIVE SPECIAL PURPOSE DISTRICTS

RCW 36.93.180 (6) is not applicable to File No. 2278.

# RCW 36.93.180 (7) ADJUSTMENT OF IMPRACTICAL BOUNDARIES

The Board finds that annexation of the Rose Hill Heights South Area to the City of Redmond would achieve progress toward the more practical boundaries necessary to achieve the preservation of the community, coordinated governance, and planning activities (e.g., establishment of coordinated land uses and development standards.)

The present Rose Hill Heights South Area is a peninsula of unincorporated land. The Rose Hill Heights South Area Annexation would provide for reasonable and practical boundaries for governance and service. Annexation of the Rose Hill Heights South Area will place a greater portion of the built environment and linked natural environment under City jurisdiction, thus creating more practical boundaries for the effective local governance, directed planning activities (e.g., establishment of uniform land uses and development standards), preservation of environmentally sensitive areas, and the provision of coordinated public facilities and services.

# RCW 36.93.180 (8) INCORPORATION AS CITIES OR ANNEXATION TO CITIES OF UNINCORPORATED AREAS WHICH ARE URBAN IN CHARACTER

The Board finds that annexation of the Rose Hill Heights South Area into the City of Redmond is supported by the presence of this territory within the Urban Growth Area established by the King County Comprehensive Plan. The "Urban" designation established for the Rose Hill Heights South Area is also supported by the State Growth Management Act.

The City of Redmond Comprehensive Plan includes the entire Rose Hill Heights South Area in its Potential Annexation Area. This definition addresses both existing land characteristics and future designation/use plans for the Rose Hill Heights South Area.

Annexation would permit citizens to affiliate with a local government and thus to participate in the local government process. Thus, immediate annexation of Rose Hill Heights South into Redmond will promote uniform governance, development, and services appropriate for this urban territory.

# RCW 36.93.180 (9) PROTECTION OF AGRICULTURAL AND RURAL LANDS FOR LONG TERM PRODUCTIVE AGRICULTURAL/RESOURCE USE

RCW 36.93.180 (9) is not applicable to File No. 2278 as the Rose Hill Heights South Area lies in the Urban Growth Area as established for King County.

# III. BOUNDARY REVIEW BOARD FINDINGS AND DECISIONS

The Boundary Review Board conducted review and deliberation of File No. 2278 based upon the record of written documents and oral testimony, in keeping with applicable state, regional and local regulations. The Board focused upon RCW 36.93 (Boundary Review Board Enabling Act); RCW 36.70A (Growth Management Act); King County Comprehensive Plan/Countywide Policies; City of Redmond Comprehensive Plans, RCW 35.13 (Annexation of Cities); and other relevant regulations

and guidelines. As prescribed by statutory mandate, the Boundary Review Board considered the following options:

- The Rose Hill Heights South Area Annexation could be approved as proposed by the City of Redmond, if this action advances the provisions of RCW 36.93 and other applicable regulations (e.g., State Growth Management Act, King County Comprehensive Plan, Redmond Comprehensive Plan).
- The Rose Hill Heights South Area Annexation could be approved with modifications, if this action advances the provisions of RCW 36.93 and other applicable regulations (e.g., State Growth Management Act, King County Comprehensive Plan, Redmond Comprehensive Plan).
- The Rose Hill Heights South Area Annexation could be denied in its entirety if annexation is found to be inconsistent with RCW 36.93 and other applicable regulations (e.g., Chapter 36.70A RCW, King County Comprehensive Plan, Redmond Comprehensive Plan).

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The Board finds that the record for File No. 2278 is detailed and extensive. Affected parties have provided considerable materials supporting their positions. The Board has deliberated upon the complete record in order to come to a decision for the proposed Rose Hill Heights South Area Annexation. The Board finds that the City of Redmond's proposed annexation of the Rose Hill Heights South Area is consistent with the provisions of 36.93 RCW. For example:

- The Rose Hill Heights South Area annexation achieves criteria established in RCW 36.93.170 with respect to population, territory, comprehensive planning, land uses, natural environment, service needs and service capacity, and mutual social and economic needs.
- Additionally, the proposed Rose Hill Heights South Area was evaluated according to the criteria established in RCW 36.93.180 as follows:

RCW 36.93	Rose Hill Heights South Area (20.5 acres)
OBJECTIVE 1 – PRESERVATION OF NATURAL NEIGHBORHOODS AND COMMUNITIES	ADVANCES CRITERION AS ANNEXATION INCLUDES ALL PROPERTIES IN A NATURAL COMMUNITY
OBJECTIVE 2 – USE OF PHYSICAL BOUNDARIES	ADVANCES CRITERION AS IT COINCIDES WITH ESTABLISHED COMPREHENSIVE PLAN BOUNDARIES
OBJECTIVE 3 — CREATION AND PRESERVATION OF LOGICAL SERVICE AREAS	ADVANCES CRITERION AS REDMOND CAN SERVE ENTIRE AREA TO PROTECT PUBLIC WELFARE.
OBJECTIVE 4 – PREVENTION OF ABNORMALLY IRREGULAR BOUNDARIES	ADVANCES CRITERION AS REGULAR BOUNDARIES SUPPORT A UNIFIED COMMUNITY AND STREAMLINE SERVICE PROVISION
OBJECTIVE 5 - DISCOURAGEMENT OF MULTIPLE INCORPORATIONS	DOES NOT APPLY
OBJECTIVE 6 - DISSOLUTION OF INACTIVE SPECIAL PURPOSE DISTRICTS	DOES NOT APPLY
OBJECTIVE 7 — ADJUSTMENT OF IMPRACTICAL BOUNDARIES	ADVANCES CRITERION AS PRACTICAL BOUNDARIES ARE CREATED TO SUPPORT A UNIFIED COMMUNITY AND TO STREAMLINE SERVICE PROVISION
OBJECTIVE 8 — INCORPORATIONOR ANNEXATION TO CITIES OF UNINCORPORATED URBAN AREAS	ADVANCES CRITERION AS THE ENTIRE DESIGNATED URBAN AREA WILL BE INCORPORATED INTO A LOCAL JURISDICTION.
OBJECTIVE 9 - PROTECTION OF AGRICULTURAL AND RURAL LANDS	DOES NOT APPLY

- State Growth Management Act (Chapter 36.70A RCW) policies call for logical and orderly growth. The Board finds that annexation of the Rose Hill Heights South Area advances the provisions of the RCW 36.70A by providing for effective local governance.
- The King County Comprehensive Plan/Countywide Policies and the Redmond Comprehensive Plan also contemplate logical, orderly growth of communities. These County and City plans support local governance to assure balanced, sound, cost-effective governance for this community.

The Board finds that the proposed Rose Hill Heights South Area Annexation achieves the provisions of the King County Comprehensive Plan/Countywide Policies and the City of Redmond Comprehensive Plan. Annexation of the Rose Hill Heights South Area would accomplish that balance that the County and the City seek from annexation of urban areas into local communities.

#### IV. CONCLUSION

The Boundary Review Board finds that approval of the Rose Hill Heights South Area annexation to the City of Redmond advances the standards established in the Growth Management Act, King County Comprehensive Plan, the City of Redmond's Comprehensive Plan, RCW 36.93, and other state and local guidelines for incorporation of urban areas.

The Boundary Review Board finds that approval of the City of Redmond Notice of Intention to annex the Rose Hill Heights South Area is timely based upon the City of Redmond's current and historical commitment to guide development and provide municipal services to this area. Annexation will enable the City of Redmond to provide a harmonious efficient plan for the governance of the built community, preserving the environment, and protection of public health and welfare.

(<u>Note</u>: Under state law, the City of Redmond must adopt an Ordinance or Resolution affirming the Rose Hill Heights South Area Annexation following action by the Boundary Review Board. Under state law, the City must confirm the action as approved by the Boundary Review Board. Alternatively, the Council may decide not to pursue the action. However, the City cannot modify the boundaries that have been approved by the Boundary Review Board.)

# NOW, THEREFORE,

BE IT RESOLVED BY THE WASHINGTON STATE BOUNDARY REVIEW BOARD FOR KING COUNTY THAT, for the above reasons, the action proposed in the Notice of Intention contained in said File No. 2278 be, and the same is, hereby approved as submitted and described in Exhibits attached hereto and incorporated herein by reference.

ADOPTED BY SAID WASHINGTON STATE BOUNDARY REVIEW BOARD FOR KING COUNTY by a vote of in favor , in opposition, and abstentions, on this 11 <sup>th</sup> day of September, 2008, and signed by me in authentication of its said adoption on said date.
WASHINGTON STATE BOUNDARY REVIEW BOARD FOR KING COUNTY
Claudia Hirschey, Chair
FILED this day of September, 2008 BY:

Lenora Blauman, Executive Secretary

# **EXHIBITS**

EXHIBIT I CITY OF REDMOND ROSE HILL HEIGHTS SOUTH AREA: LEGAL DESCRIPTION OF ANNEXATION AREA BOUNDARIES

EXHIBIT II CITY OF REDMOND ROSE HILL HEIGHTS SOUTH AREA: MAP OF ANNEXATION AREA BOUNDARIES